



1826112078D

Doc# 1826112078 Fee \$40.00

WARRANTY DEED

Statutory (Illinois)
(Individual to Individuals)

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/18/2018 11:58 AM PG: 1 OF 2

THE GRANTOR, Breaking Ground, Inc of Chicago, Illinois for and in consideration of Ten and No/100 (\$10.00)-----DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to

Elmer Diaz Marroquin and Berta Ramirez De Diaz HUSBAND AND WIFE of, 1965 Farragut, Chicago, IL /the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT ONE HUNDRED NINETY SEVEN (197) IN BERWYN MANOR, A SUBDIVISION OF THE SOUTH 1271.3 FEET OF THE SOUTHEAST QUARTER (1/4) OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Subject To: General real estate taxes not due and payable at the time of closing and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property.

Permanent Real Estate Index Number(s): 16-19-420-026-0000

Address of Real Estate: 1930 Scoville Ave., Berwyn, IL 60402

DATED this 29th day of August, 2018

Jeff Dennis, President
Breaking Ground, Inc.

FIRST AMERICAN TITLE
FILE # 2930045
(1 of 3)

THE CITY OF BERWYN, IL REAL ESTATE TRANSFER TAX
8-31-18 \$3000.00
COLLECTOR'S OFFICE

Table with REAL ESTATE TRANSFER TAX, COUNTY: 150.00, ILLINOIS: 300.00, TOTAL: 450.00, and other tax details.

Handwritten notes: SY, P 2, S N, SCV 6, INT

UNOFFICIAL COPY

STATE OF ILLINOIS)
COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jeff Dennis, President Breaking Ground, Inc., personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 29th day of August, 2018.

Commission expires: 02/02/2020



Jonathan Ramirez
Notary Public

MAIL TO:

Elmer Pizz Maragoni
1930 Scoville Ave
Beavon, IL 60412

MAIL TAX BILL TO:

Elmer Pizz Maragoni
1930 Scoville Ave
Beavon, IL 60412